

**CITY COUNCIL
ATLANTA, GEORGIA**

13.10

13-O-1039

/Z-13-14 AN ORDINANCE BY ZONING COMMITTEE TO REZONE PROPERTY FROM R-5 (TWO-FAMILY RESIDENTIAL) DISTRICT TO THE R-LC (RESIDENTIAL LIMITED-COMMERCIAL), PROPERTY LOCATED AT 164 CHESTER AVENUE, S.E., FRONTING APPROXIMATELY 54 FEET ON THE EAST SIDE OF CHESTER BEGINNING APPROXIMATELY 120 FEET FROM THE NORTH SIDE OF MAULDIN STREET. DEPTH: APPROXIMATELY 117 FEET. AREA: APPROXIMATELY 0.140 ACRES. LAND LOT 13, 14TH DISTRICT FULTON COUNTY, GEORGIA. OWNER:

**MASSIMILIANO GALLINONI APPLICANT: MASSIMILIANO GALLINONI NPU
N COUNCIL DISTRICT 5**

Application File Date	April 15, 2013
Zoning Number	Z-13-14
NPU / CD	N/5
Staff Recommendation	
NPU Recommendation	
ZRB Recommendation	

Review List:

Office of Research and Policy Analysis	Completed	05/07/2013 2:05 PM
Zoning Committee	Completed	05/15/2013 12:02 PM
Atlanta City Council	Pending	
Zoning Staff	Pending	
Office of Research and Policy Analysis	Pending	
Zoning Staff	Pending	
Office of Research and Policy Analysis	Pending	

HISTORY:

05/15/13 Zoning Committee FAVORABLE

RESULT:	FAVORABLE [UNANIMOUS]
AYES:	Wan, Bottoms, Shook, Smith, Young Jr.
ABSENT:	Joyce Sheperd

Certified by Presiding Officer	Certified by Clerk
Mayor's Action <i>See Authentication Page Attachment</i>	

LEGISLATION HISTORY – BLUE BACK

**ORDINANCE
BY**

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AN ORDINANCE

Z-13-14

BY: ZONING COMMITTEE

Date Filed: 4-15-13

BE IT ORDAINED BY THE COUNCIL OF THE CITY OF ATLANTA, GEORGIA, as follows:

SECTION 1. That the Zoning Ordinance of the City of Atlanta be amended, and the maps established in connection therewith be changed so that the following property located at 164 Chester Avenue, S.E., be changed from the R-5 (Two-family Residential) District to the R-LC (Residential Limited-Commercial) District, to wit:

ALL THAT TRACT or parcel of land lying in Land Lot 13, 14th District Fulton County, Georgia, being more particularly described by the attached legal description and/or survey.

SECTION 2. If this amendment is approved under the provisions of Section 16-02.003 of the Zoning Ordinance of the City of Atlanta, entitled, "Conditional Development", as identified by the use of the suffice "C" after the district designation in Section 1 above, the Director, Bureau of Buildings, shall issue a building permit for the development of the above-described property only in compliance with the attached conditions. Any conditions hereby approved (including any conditional site plan) do not authorize the violation of any district regulations. District regulation variances can be approved only by application to the Board of Zoning Adjustment.

SECTION 3. That the maps referred to, now on file in the Office of the Municipal Clerk, be changed to conform with the terms of this ordinance.

SECTION 4. That all ordinances or parts of ordinances in conflict with the terms of this ordinance are hereby repealed.